

Key: 2968

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 3.005

LEGAL

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|------------|--------------|----------------|--|--|--|
| OBRIEN ELIZABETH A 3 CORDWOOD CIR BOURNE, MA 02532 | | | | 15.0-178-0 | | | | 3 CORDWOOD CIR | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| OBRIEN ELIZABETH A | | | | 12/29/2010 | QS | 444,900 | 25135-280 | | | | |
| PILGRIM PINES LD LLC | | | | 12/29/2010 | B | 15,459 | 25135-277 | | | | |
| HEBB BRIAN E TR OF | | | | 10/23/2001 | G | 561,533 | 14354-99+ | | | | |

| CLASS | CLASS% | DESCRIPTION | | | BN ID | BN | CARD | |
|--------|------------|---------------|--------------|---------|------------|----|--------|-----|
| 1010 | 100 | SINGLE FAMILY | | | | 1 | 1 of 1 | |
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
| 14183 | 03/27/2014 | 2 | ADDITIONS | 25,500 | 10/07/2015 | SW | 100 | 100 |
| 11430 | 07/27/2011 | 6 | FENCE | 9,000 | 10/07/2015 | SW | 100 | 100 |
| 10331 | 06/14/2010 | 1 | NEW CONSTRUC | 187,000 | 02/22/2011 | TL | 100 | 100 |

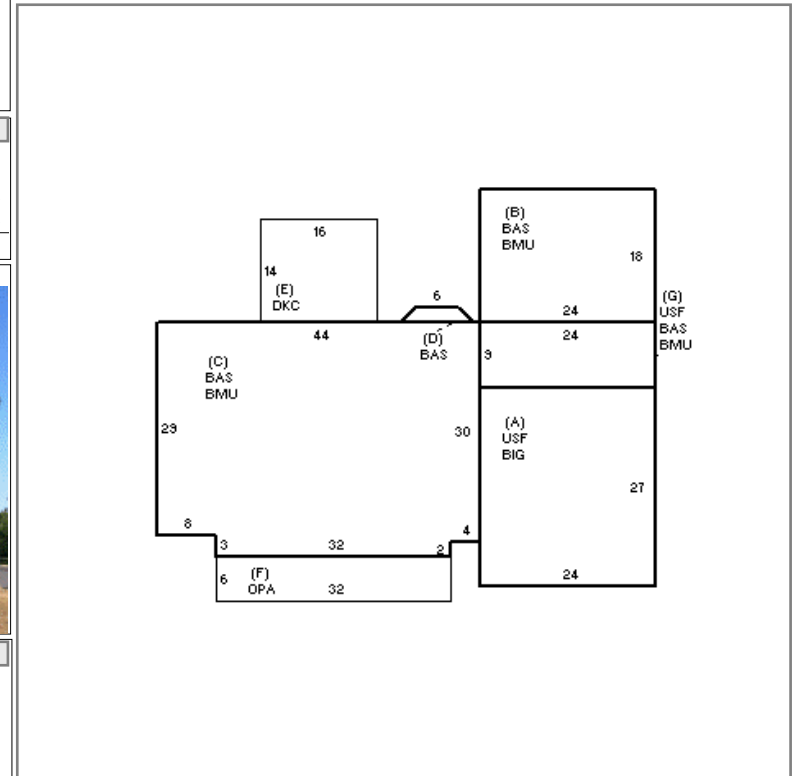
LAND

| CD | T | AC/SF/UN | Nbhd | Infl1 | N Index | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | | | |
|-----|---|----------|------|-------|---------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|--|---------|
| 100 | S | 19,642 | 4 | 1.00 | 100 | 1.00 | 100 | 1.00 | 259,270 | 1.74 | A | 1.00 | R07 | 1.10 | | | | 202,900 |

| | | | | | | | | |
|---------|-----------|--------|----------|---------|---------|----------|---------|----------|
| TOTAL | 19,642 SF | ZONING | 1 | FRNT | 255 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | BBAY | NOTE | LAND | 202,900 | 195,900 | | | |
| Infl1 | AVG | | BUILDING | 575,100 | 539,000 | | | |
| N_Index | AVG | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 778,000 | 734,900 | | | |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|-----|------|------|---------------|------|-------|-----------|-------|
| SHF | A | 1.00 | 10 0.90 6 X 8 | 2014 | | 0.00 | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 10/8/2015 | SW |
|----------|----|------|-------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 10/8/2015 | EST |
| STYLE | 1 | 0.95 | RANCH [100%] | REVIEW | 10/8/2015 | SW |
| QUALITY | + | 1.05 | AVERAGE + [100%] | | | |
| FRAME | 1 | 1.00 | WOOD FRAME [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |

G

| YEAR BLT | 2010 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 625,118 | | |
|------------|-------|------------|-------|-----------------|----|----------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|-----------|
| NET AREA | 2,904 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR/WALL(FULL) | 1.00 | A | BIG | N | BUILT-IN GARAGE | 648 | | 77.44 | 50,179 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$215 | OVERALL | 1.000 | EXT COVER | 4 | VINYL | 1.00 | A | USF | L | UPPER STORY FIN | 648 | 2010 | 113.03 | 73,245 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | BMU | N | BSMT UNFINISHED | 2,024 | | 30.17 | 61,066 | INTERIOR | A | | |
| | | | | ROOF COVER | 1 | ASPH/COMP SHIN | 1.00 | + | BAS | L | BASE AREA | 2,040 | 2010 | 180.46 | 368,132 | KITCHEN | A | | |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.02 | E | DKC | N | DECK-COMPOSITE | 224 | | 65.93 | 14,768 | BATHS | A | | |
| | | | | INT. FINISH | 2 | DRYWALL | 1.00 | F | OPA | N | OPEN PORCH | 192 | | 68.63 | 13,177 | HEAT | A | | |
| | | | | HEATING/COOLING | 9 | WARM-COOL AIR | 1.03 | G | USF | L | UPPER STORY FIN | 216 | 2014 | 113.03 | 24,415 | ELECT | A | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | FIX | O | XTRA FIXTURES | 6 | | 2,236.15 | 13,417 | | | | |
| | | | | USE | 0 | | 1.00 | | GFP | O | GAS FIREPLACE | 1 | | 6,720.00 | 6,720 | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 2011 / 11 |
| | | | | | | | | | | | | | | | | | | COND | 8 8 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 |
| | | | | | | | | | | | | | | | | | | DEPR | 8 % GD 92 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$575,100 |